

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS

006739

THAT I, SCOTTIE PIERCE, formerly known as SCOTTIE HIGGINS of South Portland, County of Cumberland, and State of Maine in consideration of One Dollar and other valuable consideration paid by ROBERT BYRNE whose mailing address is 6520 133rd Drive, Miami, Florida, the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said Robert Byrne his heirs and assigns forever, certain lots or parcels of land situated in Waterville, County of Kennebec and State of Maine, more particularly bounded and described as follows:

37-196
#2159
TRANSFER
TAX
PAID

Being Lots #323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335 according to a plan of lots known as the Cool Street Height Annex made by Ernest W. Branch, C.E., for the A.F. Hutchinson Land Co., Inc., and said plan being duly recorded with the Kennebec County Registry of Deeds in the Portfolio, to which reference is hereby made for a more particular description of the said lots or parcels of land herein conveyed.

Also conveyed are the buildings and improvements on said lots.

This conveyance is subject to a mortgage from the Grantor herein to Peoples Heritage Bank which the Grantee agrees to assume.

Being the same premises conveyed to the Grantor herein by Warranty Deed of William R. Gondin and Blanche S. Gondin dated May 7, 1984 and recorded in the Kennebec County Registry of Deeds in Book 2681, Page 138.

TO HAVE AND TO HOLD the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Robert Byrne, his heirs and assigns to them and their use and behoof forever.

And I do covenant with the said Grantee, his heirs and assigns, that I am lawfully seized in fee of the premises, that it is free of all encumbrances, that I have good right to sell and convey the same to the said Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I, the said Scottie Pierce, formerly known as Scottie Higgins, relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set my hand and seal this 23rd day of March, 1993.

SIGNED, SEALED, AND DELIVERED
in the presence of:

Mary M. Mills

Scottie Pierce

Scottie Pierce
formerly known as
Scottie Higgins

STATE OF MAINE, COUNTY OF Camberland, ss

Personally appeared before me the above named Scottie
Pierce and acknowledged the foregoing instrument to be her
free act and deed.

Mary M. Mills
Notary Public,
Attorney-at-law

MARY M. MILLS
Printed or typed name of
person taking acknowledgement

my commission expires
12/3/95

SEAL

RECEIVED KENNEBEC SS.

1993 MAR 31 AM 9:00

ATTEST: Anna B. Bump
REGISTER OF DEEDS